

**RUMSON ZONING BOARD OF ADJUSTMENT
JANUARY 6, 2015
MINUTES**

Chairman Conklin called the reorganization meeting to order at 7:30 p.m. with the Pledge of Allegiance. The Roll was called with the following members present: Conklin, Brodsky, Wood, Blum, Thompson, Duddy, Cottrell, Seaman. Also present: Bernard Reilly (Board Attorney), Fred Andre (Zoning Officer), State Shorthand.

The requirements of the Open Public Meetings Act were stated as met.

Reorganization

Mr. Reilly swore in the new and reappointed Zoning Board members:

- Mr. Duddy - 4 year term
- Dr. Wood - 4 year term
- Mr. Cottrell - Alternate #1, 2 year term

Chairman – Mrs. Seaman moved to elect John Conklin as Chairman, and Dr. Wood seconded.

Roll Call Vote: Ayes – Duddy, Brodsky, Blum, Wood, Thompson, Cottrell, Seaman

Nays – None

Motion carried.

Vice-Chairman – Mr. Duddy moved to elect Mr. Brodsky as Vice-Chairman, and Dr. Wood seconded.

Roll Call Vote: Ayes – Conklin, Duddy, Blum, Wood, Thompson, Cottrell, Seaman

Nays – None

Motion carried

Zoning Board Attorney – Mrs. Seaman moved to appoint Bernard Reilly as Zoning Board attorney, and Mr. Thompson seconded.

Roll Call Vote: Ayes – Conklin, Duddy, Blum, Wood, Thompson, Cottrell, Seaman, Brodsky

Nays – None

Motion carried

Zoning Board Engineer – Mr. Brodsky moved to appoint T&M Associates as Zoning Board engineers, and Mrs. Seaman seconded.

Roll Call Vote: Ayes – Conklin, Wood, Thompson, Cottrell, Seaman, Brodsky

Nays – Duddy

Abstain - Blum

Motion carried

2015 Meeting Schedule

February 17	June 16	October 20
March 17	July 21	November 17
April 17	August 18	December 15
May 19	September 15	

Mr. Andre was sworn in at this time.

Approval of Minutes

October 14, 2014 – Mr. Thompson moved to approve the minutes, with corrections, and Mr. Duddy seconded. Voice Vote: Ayes, unanimous (abstain – Mrs. Seaman).

November 18, 2014 – Mr. Thompson moved to approve the minutes, with corrections, and Dr. Wood seconded. Voice Vote: Ayes, unanimous (Abstain – Messrs. Cottrell, Duddy).

December 16, 2014 – Dr. Wood moved to approve the minutes, with corrections, and Mr. Brodsky seconded. Voice Vote: Ayes, unanimous (Abstain – Mr. Thompson).

Resolutions

- 1. Joseph & Shannon Novak, 17 Lennox Ave.** – Mr. Reilly presented the approval resolution for memorialization. Mr. Daly, architect, appeared on behalf of the applicants and was still under oath from their last hearing. He confirmed that the fireplace in the living room will be made flush, as required, and the other fireplace will be removed. The front porch will be reduced, as per the requirement at the last meeting. Motion was made and seconded to adopt the resolution.
Roll Call Vote: Ayes – (Eligible) Conklin, Blum, Brodsky, Cottrell, Duddy, Wood
Nays - None
Motion carried.
- 2. Katie Gummer, 39 Highland Ave.** – Approval to change roof line and add a dormer. Motion was made and seconded to adopt the resolution.
Roll Call Vote: Ayes (Eligible) – Conklin, Brodsky, Wood, Cottrell, Duddy,
Nays – None
Motion carried.
- 3. Michael Cantor, 31A-33 Ward Ave** – Approval to amend approval resolution from 10/15/13 to allow for construction of a colonnade close to the house. Motion was made and seconded to adopt the resolution.
Roll Call Vote: Ayes (Eligible) – Conklin, Brodsky, Wood, Duddy, Cottrell, Blum
Nays – None
Motion carried.
- 4. 23 Katherine Street LLC, 69 Ridge Road** – Approval to raze existing house and construct new single-family residence. Mr. Cottrell moved to adopt the resolution and Mr. Duddy seconded.
Roll Call Vote: Ayes (Eligible) – Conklin, Brodsky, Wood, Duddy, Cottrell, Blum
Nays – None
Motion carried.

The next meeting will be February 17, 2015, at 7:30 p.m.

At this time (8:00 p.m.), Mr. Brodsky moved to go into executive session to discuss matters of personnel or litigation. Mr. Thompson seconded. Voice Vote: Ayes, unanimous.

At the end of this session (8:05 p.m.), and there being no further business, motion was made and seconded to adjourn. Voice Vote: Ayes, unanimous.

Respectfully submitted,

Patricia Murphy
Clerk